


Fw: NOVEMBER 28th AGENDA: Item 10.2 - Capitol Caltrain Station Area Plan

City Clerk <city.clerk@sanjoseca.gov>

Mon 11/27/2023 3:16 PM

To: Agendadesk <Agendadesk@sanjoseca.gov>

 1 attachments (58 KB)

Granitrock - Letter RE Capitol Caltrain Station Area Plan 112723.pdf;

From: Erik Schoennauer <[REDACTED]>**Sent:** Monday, November 27, 2023 11:10 AM**To:** Mahan, Matt <Matt.Mahan@sanjoseca.gov>; Kamei, Rosemary <Rosemary.Kamei@sanjoseca.gov>; Jimenez, Sergio <sergio.jimenez@sanjoseca.gov>; Torres, Omar <Omar.Torres@sanjoseca.gov>; Cohen, David <David.Cohen@sanjoseca.gov>; Davis, Dev <dev.davis@sanjoseca.gov>; Doan, Bien <Bien.Doan@sanjoseca.gov>; Candelas, Domingo <Domingo.Candelas@sanjoseca.gov>; Foley, Pam <Pam.Foley@sanjoseca.gov>; Batra, Arjun <arjun.batra@sanjoseca.gov>; Ortiz, Peter <Peter.Ortiz@sanjoseca.gov>**Cc:** Pat Mapelli <[REDACTED]> Burton, Chris <Christopher.Burton@sanjoseca.gov>; Brilliot, Michael <Michael.Brilliot@sanjoseca.gov>; Manford, Robert <Robert.Manford@sanjoseca.gov>; Roberts, Eric <Eric.Roberts@sanjoseca.gov>**Subject:** NOVEMBER 28th AGENDA: Item 10.2 - Capitol Caltrain Station Area Plan

[External Email]

Good morning, Mayor and City Council.

I represent Graniterock. Please see attached our letter related to the Capitol Caltrain Station Area Plan.

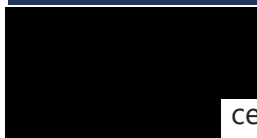
We are making a simple request that text be added to the Plan that explicitly acknowledges that heavy industrial uses exist across Monterey Highway and that these uses will remain for the very long term.

We hope the Council agrees that it is good to have the Plan notify property owners, developers, and future residents of this fact.

Please call if you would like to discuss further. Thanks for your consideration.

ERIK

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Erik E. Schoennauer**THE SCHOENNAUER COMPANY**

cell AND office



San Jose City Hall
200 E. Santa Clara Street
San Jose, CA 95113

RE: November 28th Council Agenda – Item 10.2 – Capitol Caltrain Station Area Plan

Dear Mayor Mahan and City Council:

Graniterock is a proud member of the San Jose community, providing critical construction materials for both private and public construction projects. Graniterock has operated a rail-served, heavy-industrial construction materials processing facility for 52 years across Monterey Highway from the proposed Capitol Caltrain Station Area Planning site. In fact, our site has been a construction materials industrial facility for over 141 years.

In April 2023, the City Council unanimously approved new entitlements for the modernization and expanded capacity of our site, which will ensure many more decades of operation at this location.

We understand the City's objective to create new high-density housing near the Caltrain Station through the Capitol Caltrain Station Area Plan. As part of the Plan, we think it is important to acknowledge the heavy industrial facilities on the west side of Monterey Highway. Landowners and developers should be required to orient their new projects away from the industrial uses and to use design techniques to minimize noise and other impacts on their future residents.

We are optimistic that through good planning and design that the City can balance its dual goals of creating transit-oriented housing and protecting heavy industrial operations. It is important to explicitly state both goals within the Capitol Caltrain Station Area Plan. We have continuously made this point during the City's community engagement process and during the City's Monterey Corridor Working Group discussions.

Please call me at [REDACTED] if you have questions or want to discuss it further. You may also call our representative Erik Schoennauer at [REDACTED].

Thank you for your consideration.

Sincerely,

[REDACTED]

Pat Mapelli, Land Use Manager